



**April 7, 2016
8:00 a.m.**

MINUTES OF MEETING

Committee Members Present: Teresa O'Neill-Chair Bianca Placencia
Carmen Pascual

Staff Present: Tamera Haas, Deputy City Manager
Sandra Soria, Financial Consultant
Kelvin Malko, Housing Inspector
Kathy Flood, Staff Analyst

1. CONSENT CALENDAR

Items listed on the CONSENT CALENDAR are considered routine and will be adopted by one motion. There will be no separate discussion of the items on the CONSENT CALENDAR unless discussion is requested by a member of the Committee, staff or public. If so requested, that item will be removed from the CONSENT CALENDAR and considered under CONSENT ITEMS PULLED FOR DISCUSSION.

- A. Approval of Minutes from February 11, 2016
Motion approved (3-0)

*****End of Consent Calendar*****

2. ITEMS FOR DISCUSSION

- A. Acceptance of NCIP FY15-16 Financial Status Updates:
The City Council approved the increase of valuation for the use of HOME funds at the April 5, 2016 meeting. This will assist in the ability to spend more HOME funds.
- B. Promotion of Committee Vacancy:
Committee Member Ken Wright declined reappointment of term that expires June 30, 2016.
Committee Member Carmen Pascual will make a formal presentation to promote the vacancy at the April 19, 2016 Council Meeting.

3. ITEMS FOR ACTION

A. Projects Pending Review and Action

1. Client Number 00874 – 3392 Granada Ave.
Motion: Approve an additional amount of \$18,000 plus a 10% contingency loan for identified work; 3% interest, and twenty year deferred payment. Subject to availability of program funds and pending correction of existing loan documents and vesting. Not to exceed maximum \$110,000.
Motion approved (3-0)
2. Client Number 10016 – 1991 Bowers Ave.
Motion: Approve an additional amount of \$15,000 plus a 10% contingency loan for identified work; 3% interest, and twenty year deferred payment. Subject to availability of program funds. Not to exceed maximum \$94,600. HOME qualified on new loan per valuation increase approved by Council April 5, 2016.
Motion approved (3-0)
3. Client Number 10494 – 745 Los Olivos Dr.
Staff recommendation: to approve an additional amount of \$8,000 plus a 10% contingency loan for identified work; 3% interest, and twenty year deferred payment. Subject to availability of program funds. Not to exceed maximum \$40,700.
There was no quorum to vote on this item due to one abstention and one absence. Per staff recommendation, the scope of work qualified as 'urgent' so was referred to Division Manager for approval, per current Policies and Procedures. This item will be brought back to the next meeting for review.
4. Client Number 10519 – 2085 Clark Ave.
Motion: Approve an additional amount of \$50,000 for identified work, which includes \$25,000 plus a 10% contingency and \$25,000 for mandated work, 3% interest, and twenty year deferred payment. Loan is subject to availability of program funds. Not to exceed maximum \$135,000.
Motion approved (3-0)
5. Client Number 10526 – 2931 Mark Ave.
Motion: Approve an amount of \$3,000 plus a 10% contingency loan for identified work; 3% interest, and twenty year deferred payment. Subject to availability of program funds. Not to exceed maximum \$3,300.
Motion approved (3-0)

4. OTHER BUSINESS

None

5. ADJOURNMENT – Next meeting scheduled for July 14, 2016 at 8:00 AM.